

BK 0475 PG 0160

STATE MS.-DESOTO CO.

SS  
SS

S04-0662

JUN 23 9 46 AM '04

WARE PROPERTIES, LLC,  
GRANTOR

TO

EX 475 PG 160 WARRANTY  
DAVID CH. CLK. DEED

Roller Properties, LLC,  
GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Ware Properties, LLC, does hereby sell, convey, and warrant to Roller Properties, LLC, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Attached hereto as Exhibit "A"

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Taxes for the year 2004 shall be paid by the Grantor and possession is to be given with deed.

WITNESS the signature(s) of the duly authorized officer(s) of the Corporation this the 17th day of June, 2004.

WARE PROPERTIES, LLC

BY:



Sam Ware  
Member

STATE OF MISSISSIPPI:  
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named Sam Ware, who acknowledged that as Member for and on behalf of and by authority of Ware Properties, LLC, signed and delivered the above and foregoing Deed on the day and year therein mentioned, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 17th day of June, 2004.

My commission expires

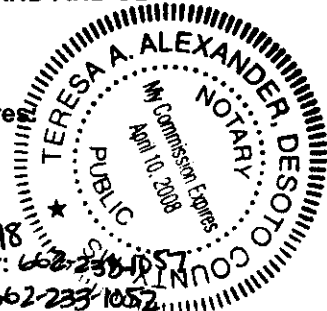
Grantors Address:

5358 Alpha Rd.

Coldwater, MS 38018

Home Phone number: 662-233-1051

Business number: 662-233-1052



Notary Public

Grantees Address:

5180 Alpha Rd

Coldwater, MS 38018

Home Phone number: 662-233-4751

Business number: 890-7801

Prepared By:

Austin Law Firm, P.A.  
6928 Cobblestone Drive, Suite 100  
Southaven, Mississippi 38672  
(662) 890-7575

A legal description of a 1.00 acre, more or less, tract of land being located in the Northeast quarter of the Northwest quarter of Section 36, Township 1 South, Range 7 West, Olive Branch, DeSoto County, Mississippi, said tract being Lot 2 of Dollar General Commercial Center, and being more particularly described as follows:

Commencing at the Southeast corner of the North Half of the Northwest Quarter, of Section 36, run thence South 85 degrees 33 minutes 14 seconds West for a distance of 406.32 feet to a point; thence North 04 degrees 26 minutes 46 seconds West for a distance of 895.45 feet to a iron pin to the True Point of Beginning for the herein described tract of land; thence South 84 degrees 21 minutes 14 seconds West for a distance of 142.26 feet to a iron pin; thence North 08 degrees 54 minutes 22 seconds East for a distance of 135.21 feet to a iron pin; thence North 04 degrees 26 minutes 46 seconds West for a distance of 167.43 feet to a iron pin; thence North 15 degrees 43 minutes 41 seconds West for a distance of 45.56 feet to a iron pin; thence North 05 degrees 38 minutes 46 seconds West for a distance of 26.80 feet to a iron pin; thence North 84 degrees 21 minutes 14 seconds East for a distance of 120.50 feet to a iron pin; thence South 04 degrees 26 minutes 46 seconds East for a distance of 370.00 feet to a point to the True Point of Beginning and containing 43,560 square feet or 1.00 acres, more or less, being subject to all codes, regulations and restrictions, rights of way, and easements of record.

Subject property is platted as Lot 1B, First Revision of Lot 1, Simpson Subdivison, 36-1-7, Plat Book 87, Page 21.